

# Critical Aquifer Recharge Areas (CARA)

Handout #27-Revised 6/22/04



## What is the purpose of the CARA permit?

The CARA ordinance was established for the purpose of preventing degradation, and where possible, enhancing the quality of groundwater for drinking water or business purposes. The CARA review is intended to limit potential contaminants within designated critical aquifer recharge areas. Groundwater provides 95% of our drinking water in the county. The CARA Ordinance took effect August 1, 1997.

## What are the land use limitations under CARA?

If you plan to conduct certain activities that would have an impact on groundwater in Clark County, Washington, you may need a permit to comply with the Critical Aquifer Recharge Areas ordinance.

The ordinance **does not** apply to:

- Existing legal activities established prior to August 1, 1997;
- Activities already permitted and regulated by the State of Washington and/or the Clark County Health Department to incorporate Best Management Practices (BMP); and,
- Residential uses, unless residential property is being used for other activities that may affect the drinking water supply.

The ordinance applies to activities in designated Critical Aquifer Recharge Areas that include most of Clark County west of the Cascade foothills. These areas are divided into two categories depending on how close they are to public drinking water. Certain activities are prohibited in Category I areas because they are close to public wells. These activities are permitted in Category II but require a CARA permit. These include the following:

- 1) Landfills;
- (2) Class V injection wells:
  - (a) Agricultural drainage wells,
  - (b) Untreated sewage waste disposal wells,
  - (c) Cesspools,
  - (d) Industrial process water and disposal wells, and
  - (e) Radioactive waste disposal;
- (3) Radioactive disposal sites; and
- (4) Surface mining operations.

There are no activities prohibited in Category II areas, but they may be subject to other limitations specified within the Clark County Code (CCC). A map delineating the Category I and II boundaries is on file with the Clark County Auditor.

In both Category I and II areas, certain activities are required to implement Best Management Practices (BMP) to minimize effects of the activity on ground water. The Ordinance applies to the following activities in both categories:

- (a) Above and below ground storage tanks (tanks and pipes used to contain an accumulation of regulated substances (see Section 40.100.070)
- (b) Facilities that conduct biological research
- (c) Boat repair shops
- (d) Chemical research facilities
- (e) Dry cleaners
- (f) Gasoline service stations
- (g) Pipelines
- (h) Printing and publishing shops (that use printing liquids)
- (i) Below-ground transformers and capacitors
- (j) Sawmills (producing over 10,000 board feet per day)
- (k) Solid-waste handling and processing
- (l) Vehicle repair, recycling, and auto wrecking
- (m) Funeral services
- (n) Furniture stripping
- (o) Motor vehicle service garages (both private and government)
- (p) Photographic processing
- (q) Chemical manufactures and reprocessing
- (r) Creosote and asphalt manufacturer and treatment
- (s) Electroplating activities
- (t) Petroleum and petroleum products refining, including reprocessing

- (u) Wood products preserving
- (v) Golf course
- (w) Regulated waste treatment, storage, disposal facilities that handle hazardous material
- (y) Medium quantity generators (dangerous, acutely hazardous, and toxic extremely hazardous waste)
- (z) Large quantity generators (dangerous, acutely hazardous, and toxic extremely hazardous waste)

**Is there information available about Best Management Practices to help safeguard groundwater?**

Yes, there are several Best Management Practices documents created by state and federal agencies on file with the Department of Community Development. They include:

- (a) A Guide for Perspective Well Owners (Washington Department of Ecology [WDOE], 75-011);
- (b) Guidelines for the Development of Groundwater (WDOE, 86-002);
- (c) Ground Water Resource Protection: A Handbook for Local Planners and Decision Makers (WDOE, 87-003);
- (d) Dry Cleaning Hazardous Waste Do's and Don't (WDOE, 91-012c);
- (e) Electroplating (WDOE, 91-0129);
- (f) Guidance for Remediation of Petroleum Contaminated Soils (WDOE, 91-030);
- (g) Protecting Ground Water: A Strategy for Managing Agricultural Pesticides and Nutrients (WDOE, 91-042);
- (h) Empty Pesticide Container Disposal (WDOE, 92-br-008);
- (i) Managing Hazardous Waste for Radiator Shops (WDOE, 92-br-009);
- (j) Managing Hazardous Waste for Transmission Shops (WDOE, 93-br-010);
- (k) Managing Hazardous Waste for Service Stations (WDOE, 93-br-013);
- (l) Managing Hazardous Waste for Tire Dealers (WDOE, 93-br-015);
- (m) Surface and Ground Water on Coastal Bluffs: A Manual of Practices for Coastal Property Owners (WDOE, 93-009);
- (n) Tank Owners and Operators Guide to Using Ground Water Monitoring for UST Release Detection (WDOE, 93-012);
- (o) A Guide for Lithographic Printers (WDOE, 94-139);
- (p) A Guide for Photo Processors (WDOE, 94-138);
- (q) A Guide for Screen Printers (WDOE, 94-137);
- (r) Best Management Practices to Prevent Stormwater Pollution at Vehicle Recycling Facilities (WDOE, 94-146);
- (s) Prevention of Stormwater Pollution at Log Yards--Best Management Practices (WDOE, 95-053);
- (t) Vehicle and Equipment Washwater Discharges--Best Management Practices (WDOE, 95-056);

- (u) Best Management Practices for Auto Dealerships--Auto Wastes and Containers (WDOE, 95-405A);
- (v) Best Management Practices for Auto Dealerships--Waste Processes (WDOE, 95-405B);
- (w) Irrigation Best Management Practices to Protect Ground Water and Surface Water Quality (WDOE, 96-013);
- (x) Frequently Asked Questions Concerning Solvent and Cleaner Disposal (WDOE, 96-422);
- (y) Management Requirements for Special Waste (WDOE, 96-1254);
- (z) Drycleaners (WDOE, F-HWTR-93-541); and
  - (aa) Selecting Best Management Practices for Stormwater Management (WDOE, WQ-R-93-011). (Sec. 1, Exhibit. A of Ord. 1997-05-33)

### **Where can I obtain information about water supply well in my area?**

The Clark County Health Department will provide a list of the physical locations of all public water supply wells.

### **What is the CARA review process?**

To receive a CARA permit, the applicant must demonstrate, through a Level 1 Site Evaluation Report, how they will integrate necessary and appropriate best management practices to prevent degradation to groundwater. The applicant must also meet existing local, state, and federal laws and regulations. A Level 1 Site Evaluation Report shall be completed and submitted to the Department of Community Development for review and approval [see Clark County Code 40.410.030(B)].

If an applicant wants to avoid implementation of applicable best management practices, they must submit a Level 2 Site Evaluation Report and develop and implement a monitoring program that consists of the following:

- Demonstrate, through a Level 2 Site Evaluation Report, how they will prevent degradation to groundwater. The applicant must also meet existing local, state and federal laws and regulations. A Level 2 Site Assessment Report shall be completed and submitted to the department for review and approval [see CCC 40.410.030(C)];and,
- Develop and implement a monitoring program with quarterly reporting to the department. The department will evaluate the monitoring program and may require periodic changes based on the monitoring results, new technology, and/or BMPs.

Critical Aquifer Recharge Area permits are reviewed and issued with the primary development permit required by Clark County.

The Department of Community Development can tell you if the ordinance applies to a specific property or location.

**Note: This handout is not a substitute for county code. For more detailed information, please refer to Clark County Code 40.410 Critical Aquifer Recharge Areas (CARA).**

## **DEVELOPMENT REVIEW CRITICAL AQUIFER RECHARGE AREA (CARA) APPLICATION SUBMITTAL REQUIREMENTS**

The following checklist identifies information to be included with the Application. All items with a bold underlined space (i.e.,   ) must be submitted before the application will be considered “**Counter Complete.**” All items with a box to the left must be submitted before the application will be determined “**Fully Complete.**” All bulleted items must be submitted, as applicable, but are not a “Fully Complete” requirement. **(Note: The Pre-Application Conference Report will indicate any additional/exempted submittal requirements).**

At the time of application, only **one copy of the main submittal** with original signatures, **shall be submitted and bound by a jumbo clip or rubber band.** One copy of any **special studies** (e.g., wetland, floodplain, etc) **shall also be submitted but bound separately.**

Once the original application contains all the required information, the applicant will be contacted to submit additional copies of the main submittal and any special studies with revisions.

1.    **COVER SHEET AND TABLE OF CONTENTS** - Each submittal packet shall contain a cover sheet that contains the project name and applicant's name, address, e-mail address, and phone number. A table of contents, tabs and/or dividers to provide assistance in locating the various requirements shall follow the cover sheet.
2.    **APPLICATION FORM** - The application form shall be completed and original signed in ink by the applicant.
3.    **APPLICATION FEE** - The requisite fee for the CARA permit shall accompany the application. The check is to be made payable to "Clark County Community Development".
4.    **LEVEL 1 SITE EVALUATION REPORT OR LEVEL 2 SITE ASSESSMENT REPORT**  
A Level 1 Site Evaluation Report or Level 2 Site Assessment Report shall be submitted pursuant to Clark County Unified Development Code, Section 40.410.030B and 40.410.030C respectively, and be signed by a qualified groundwater professional, verifying the evaluation report was developed by or under the direction of said professional.

**5. ASSOCIATED APPLICATIONS**

Applications associated with the preliminary plat, to the extent applicable (e.g., floodplain, habitat, shoreline, wetland, variances, etc.) must be submitted prior to or concurrent with this application (see Pre-Application Conference Report).

**6. SUBMITTAL COPIES:**

\_\_\_ One copy of the main submittal, bound by a jumbo clip or rubber band, with original signatures; and,

\_\_\_ One copy of the CARA application packet and bound separately.

When all required information is submitted with the original application, the applicant will be directed to submit five (5) additional individually bound copies of the main submittal, including copies of the "Developer's GIS Packet". The applicant will also be directed to submit additional individually bound copies of any special studies as identified below. These copies must contain any revisions or additional information required in the Fully Complete review, and be bound using jumbo clips, stapled, comb or spiral binding, etc.

Copies of any special studies (as identified within the "Pre-Application Report") as following:

- ☐ 1 original and 3 copies – Archeological Pre-Determination Report
- ☐ 1 original - Archeological Study
- ☐ 1 original and 3 copies - Traffic Study and Road Modification requests
- ☐ 1 original and 2 copies of all other special studies or permits to include: Critical Aquifer Recharge Areas (CARA), floodplain, geo-hazard, habitat, shoreline, stormwater, erosion control plan, and wetland).
- ☐ 2 reduced copies of 11" x 17" for all sheets larger than 11" x 17."

**Staff Notes:**

1. \_\_\_\_\_
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10. \_\_\_\_\_

**This application was determined to be Counter Complete on: \_\_\_\_/\_\_\_\_/\_\_\_\_**

**Community Development Specialist: \_\_\_\_\_**

<p><b>CRITICAL AQUIFER RECHARGE AREA FEE SCHEDULE</b></p>
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Type I, II and III Site Plan review     **\$1,246**

**Public Service Center  
Department of Community Development  
1300 Franklin Street  
P.O. Box 9810  
Vancouver, WA 98666-9810  
Phone: (360) 397-2375; Fax: (360) 397-2011  
Web Page at: <http://www.clark.wa.gov>**

# DEVELOPMENT REVIEW APPLICATION FORM

(Form DS1000-Revised 12/4/03)



<b>PROJECT NAME:</b>		
<b>TYPE(S) OF APPLICATION (See Reverse Side):</b>		
<b>DESCRIPTION OF PROPOSAL:</b>		
<b>APPLICANT NAME:</b>	Address:	
E-mail Address:	Phone and Fax:	
<b>PROPERTY OWNER NAME</b> (list multiple owners on a separate sheet):	Address:	
E-mail Address:	Phone and Fax:	
<b>CONTACT PERSON NAME</b> (list if not same as APPLICANT):	Address:	
E-mail Address:	Phone and Fax:	
<b>PROJECT SITE INFORMATION:</b> Site Address:	Comp Plan Designation:	
Cross Street:	Zoning:	Serial #'s of Parcels:
Overlay Zones:	Legal:	Acreage of Original Parcels:
Township:	Range:	¼ of Section:

## AUTHORIZATION

The undersigned hereby certifies that this application has been made with the consent of the lawful property owner(s) and that all information submitted with this application is complete and correct. False statements, errors, and/or omissions may be sufficient cause for denial of the request. This application gives consent to the County to enter the properties listed above.

Authorized Signature

Date

<b>Assigned at Customer Service Center</b>	<b>CASE NUMBER:</b>	
	<b>WORK ORDER NUMBER:</b>	



## **APPLICATION TYPES**

If you have any questions regarding the type of application being requested, our Customer Service Center will be happy to assist you.

- ☐ Annual Review
- ☐ Appeal
- ☐ Boundary Line Adjustment and Lot Reconfiguration
- ☐ Conditional Use

### **Environmental/Critical Areas:**

- ☐ Archaeological
- ☐ Critical Aquifer Recharge Area (CARA)
- ☐ Columbia River Gorge
- ☐ Forestry + (Moratorium Waiver, Moratorium Removal, Class I, Class IVG or COHP)
- ☐ Floodplain
- ☐ Geological
- ☐ Habitat
- ☐ Historic
- ☐ SEPA
- ☐ Shoreline
- ☐ Wetland

### **Land Division:**

- ☐ Binding Site Plan
- ☐ Final Plat
- ☐ Plat Alteration
- ☐ Short Plat (\_\_\_ Infill)
- ☐ Subdivision (\_\_\_ Infill)

### **Miscellaneous:**

- ☐ Addressing
- ☐ Accessory Dwelling
- ☐ Covenant Release
- ☐ Garden Shed Setback Waiver
- ☐ Home Occupation
- ☐ Legal Lot Determination & Innocent Purchasers Determination
- ☐ Non-Conforming Use Determination
- ☐ Reconstruct Letter
- ☐ Sewer Waiver
- ☐ Shooting Range
- ☐ Sign

### **Planning Director Review:**

- ☐ Post Decision
- ☐ Pre-Application Conference
- ☐ Pre-Application Waiver
- ☐ Public Interest Exception
- ☐ Similar Use
- ☐ Temporary Use
- ☐ Other

- ☐ Planned Unit Develop/Master Plan
- ☐ Road Modification
- ☐ Site Plan
- ☐ Variance
- ☐ Zone Change